

FOR SUBLEASE

10,000 SQUARE FOOT BUILDING ON 1.2 ACRES

SANTA CLARA

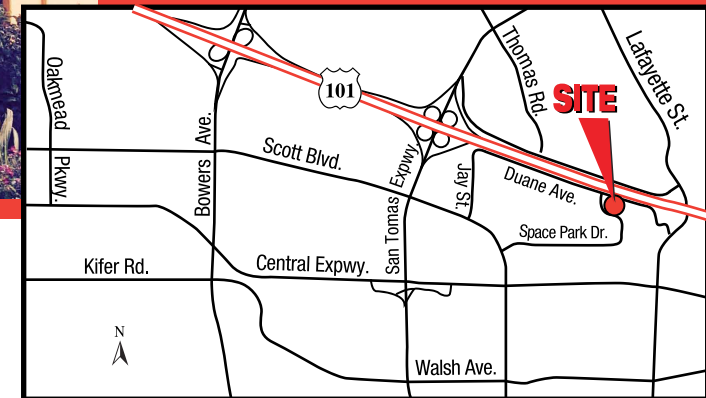
RETAIL / INDUSTRIAL BUILDING

**Highway 101
Exposure**



Large Fenced Yard

VICINITY MAP



LOCATION: 1130 Duane Avenue – Santa Clara, California
EXPOSURE: Excellent visibility to Highway 101 on Frontage Road. Located at the corner of Duane Avenue and Raymond Street
SIGNAGE: Large illuminated double-sided pole sign
Large Yard / Parking / Display Lot



COMMERCIAL
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CF COMMERCIAL REAL ESTATE SERVICES
SAN JOSE JET CENTER

1250 AVIATION AVE., SUITE 200-F • SAN JOSE, CA 95110

408/280.7700

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BUILDING FEATURES:

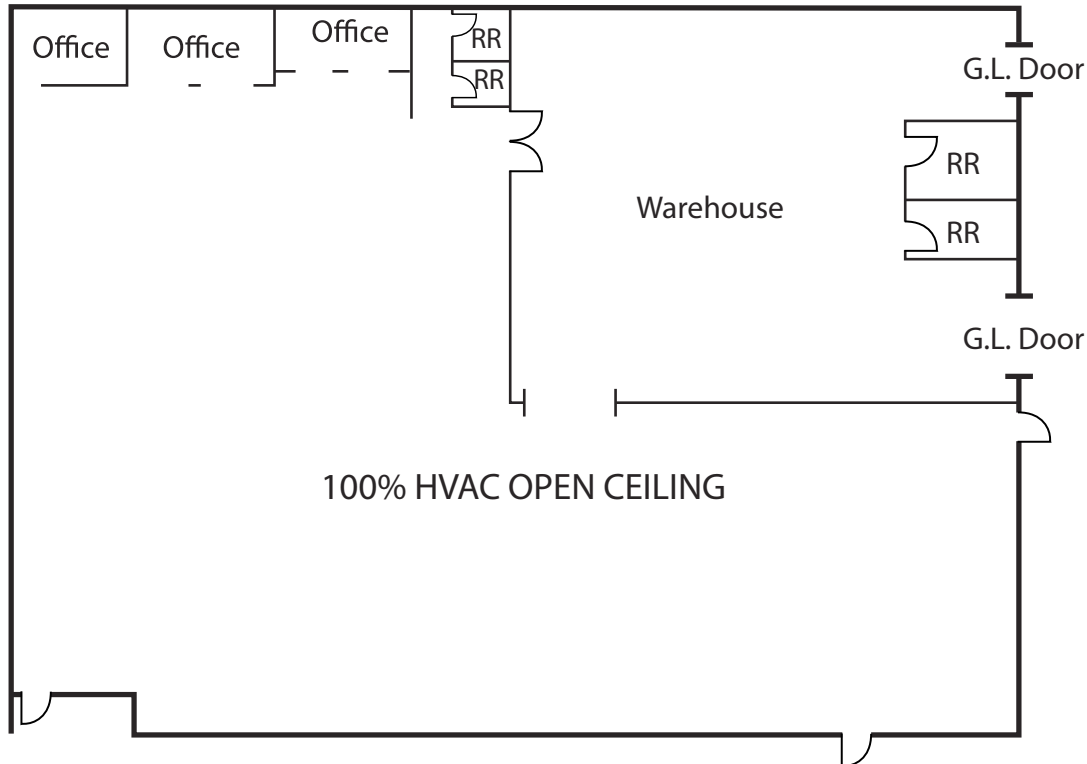
- 10,000 sq. ft. building
- ± 7,300 sq. ft. open ceiling HVAC
- ± 2,700 sq. ft. warehouse
- 2 grade level doors – 12'x12'
- Concrete tilt-up construction
- Zoned: (ML) Light Industrial
- 5.5/1000 Parking
- Large Fenced Yard
- Sublease term through August 31, 2024
- Longer Term Available
- Call to tour

SANTA CLARA

10,000 SQUARE FEET
1130 Duane Avenue, Santa Clara, CA

RETAIL / INDUSTRIAL BUILDING

FLOOR PLAN



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The information contained herein has been obtained from sources we deem reliable, however, we cannot guarantee it. All information should be verified prior to purchase or lease.

For further information please contact
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